



City of Hialeah Building Department

Early Start Permitting Application

Purpose

The City of Hialeah Building Division has implemented an Early Start Permitting so that residents and businesses can commence construction work sooner. Early Start Permitting will allow applicants to begin limited work while the application for permit is being reviewed. Using a qualified contractor to start preliminary work while the permit documents are being processed will give our customer a head start.

Authority

Section 105.12 of the 2010 Florida Building Code allows limited work to start before a permit is issued. This code section allows certain work to commence up to the point an inspection would be required. In other words, a contractor is not allowed to continue work beyond the point of a required inspection without an official permit.

Steps to take

1. Apply for a regular Building Permit (submit plans and any other documents)
2. Obtain DERM approvals
3. Submit Early Start application
4. Once approval is granted
5. Pay for Early Start fee and obtain Early Start Permit
6. Record Notice of Commencement and send a copy to the City of Hialeah
7. Post the Early Start Permit Card in a conspicuous place and proceed with limited work
8. Obtain Official Building Permit and request inspections to continue

Caution:

DO NOT proceed with work beyond the point of the first inspection that is required.

DO NOT conceal any work performed. Inspections cannot be obtained on any work until the official building permit has been issued. Once work has commenced under an Early Start Permit, the regular building permit submittal may not be cancelled.

For any questions concerning this limited permit please call the Building Division at 305.883.5825.

Building Division Early Start Permitting Application

Owner Name: _____ Process Number: _____

Job Address: _____ Suite: _____

Description of Work: _____

	Qualifier and Company Name**	License Number
Building	_____	_____
Electrical	_____	_____
Mechanical	_____	_____
Plumbing	_____	_____

In accordance with the Florida Building Code Section 105.12, construction work is hereby authorized to commence pursuant to this permit at the above referenced address. Work done pursuant to this permit shall not be concealed but shall remain open for inspection. Work can only proceed to the point an inspection is required. Applicant is responsible for knowing when inspections are required and may not rely upon representation of the City or its employees for such information. An inspection shall not be made for any construction trade until a building permit has been issued for the project. The use of a special inspector is not authorized for this type of permit.

Issuance of this permit does not constitute permission to violate the building code and does not provide any guarantee that construction plans will be approved as submitted. All work done pursuant to this permit shall be at the contractor's risk and any work done contrary to the approved permit shall be corrected at the contractor's expense. The City of Hialeah shall not be held liable for any damages or losses resulting from this work.

Failure to comply with any of the foregoing conditions shall constitute a violation of the Florida Building Code.

*Fee paid for Early Start Permit is not refundable and is based on the estimated value of the work, is not part of the upfront fee, and is not applied towards regular permit fees.

Fee Schedule:

- a) Permit fee for job valuation of up to \$100,000.....\$ 500.00
- b) Permit fee for job valuation of more than \$100,000.....\$ 750.00
- c) Permit fee for job valuation of more than \$500,000.....\$ 1000.00

**All contractors must be registered with the City of Hialeah, Building Division, and submit current Worker's Compensation and Liability Insurance with Early Start application

X _____
Signature of Owner

X _____
Signature of Qualifier

STATE OF FLORIDA
COUNTY OF MIAMI-DADE

Sworn to and subscribed before me this
_____ day of _____, 20_____.

By _____

Personally Known ☐ or ID _____

Notary Signature _____

STATE OF FLORIDA
COUNTY OF MIAMI-DADE

Sworn to and subscribed before me this
_____ day of _____, 20_____.

By _____

Personally Known ☐ or ID _____

Notary Signature _____

Official Use Only

Building Official Approval: _____ Date: _____

Derm Approval: _____